

INDEX LEGEND
LOCATION PARCEL 'B' PART OF THE W 1/2 SW 1/4 S21-T98N-R15W OF THE 5TH P.M. MITCHELL COUNTY, IOWA
PROPRIETOR JUNE M. JAHNEL AND CAROLYN PALSIC AS TRUSTEES OF THE JUNE M. JAHNEL REVOCABLE TRUST
SURVEY REQUESTED BY CAROLYN PALSIC
SURVEYOR COMPANY STARK SURVEYING INC. 1622 S. TAFT AVE. MASON CITY, IOWA, 50401 PHONE: 641-423-7947
RETURN TO: BENJAMIN STARK 1622 S. TAFT AVE. MASON CITY, IOWA, 50401



Document 2018 2604

Book 2018 Page 2604 Type PLAT Pages 2
Date 12/21/2018 Time 10:33:50AM
Rec Amt \$12.00

CHK
PRF

PAT SKUSTER, RECORDER
MITCHELL COUNTY IOWA

PLAT OF SURVEY

DESCRIPTION

A PARCEL OF LAND DESIGNATED AS PARCEL 'B' IN THE WEST ONE-HALF (W 1/2) OF THE SOUTHWEST QUARTER (SW 1/4) OF SECTION 21-T98N-R15W OF THE 5TH P.M. MITCHELL COUNTY, IOWA MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING (P.O.C.) AT THE SOUTHWEST CORNER (SW COR.) OF SAID SECTION TWENTY-ONE (21);

THENCE ALONG THE SOUTHERLY LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION TWENTY-ONE (21) AND THE CENTERLINE OF 360TH STREET N89°28'47"E 600.00 FEET TO THE POINT OF BEGINNING (P.O.B.);

THENCE CONTINUING ALONG SAID SOUTHERLY LINE AND SAID CENTERLINE N89°28'47"E 724.52 FEET TO THE SOUTHEAST CORNER (SE COR.) OF SAID WEST ONE-HALF (W 1/2) OF THE SOUTHWEST QUARTER (SW 1/4);

THENCE ALONG THE EASTERLY LINE OF SAID WEST ONE-HALF (W 1/2) OF THE SOUTHWEST QUARTER (SW 1/4) N00°03'10"E 2633.15 FEET TO THE NORTHEAST CORNER (NE COR.) OF SAID WEST ONE-HALF (W 1/2) OF THE SOUTHWEST QUARTER (SW 1/4);

THENCE ALONG THE NORTHERLY LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION TWENTY-ONE (21) S89°35'55"W 1319.67 FEET TO THE WEST QUARTER CORNER (W 1/4 COR.) OF SAID SECTION TWENTY-ONE (21);

THENCE ALONG THE WESTERLY LINE OF THE SOUTHWEST QUARTER (SW 1/4) OF SAID SECTION TWENTY-ONE (21) AND THE CENTERLINE OF UNDERWOOD AVENUE S00°09'27"W 2090.93 FEET;

THENCE PARALLEL WITH SAID SOUTHERLY LINE N89°28'47"E 490.00 FEET;

THENCE PARALLEL WITH SAID WESTERLY LINE S00°09'27"W 270.00 FEET;

THENCE PARALLEL WITH SAID SOUTHERLY LINE N89°28'47"E 110.00 FEET;

THENCE PARALLEL WITH SAID WESTERLY LINE S00°09'27"W 275.00 FEET TO THE POINT OF BEGINNING (P.O.B.).

SAID PARCEL 'B' CONTAINS 73.13 ACRES INCLUDING 2.13 ACRES IN PUBLIC ROAD RIGHT OF WAY (R.O.W.), AND IS SUBJECT TO ANY EASEMENTS WRITTEN OR OTHERWISE.

SURVEYOR'S NOTES:

- 1) IARCS ZONE 2 IS THE BASIS OF BEARING FOR THE PURPOSE OF THIS SURVEY.
- 2) THE CORNERS THAT FALL IN THE GRAVEL ROAD WILL BE SET IN THE SPRING OF 2019.
- 3) THE NE COR. W 1/2 SW 1/4 SET A MAG NAIL IN A BOULDER THAT IS IN A ROCK PILE.

DOCUMENTS USED FOR THIS SURVEY
CERTS: DOC.#2011-2126, DOC.#2000-2634, DOC.#2011-2125,
DOC.#2013-2039
DEED: DOC.#2012-381

DATE SURVEYED	11-27-18
SCALE:	AS SHOWN
PROJECT NO.:	181218
DRAWN BY:	BVS
CHECKED BY:	BVS
SHEET	1 of 2



I hereby certify that this land surveying document was prepared and the related survey work was performed by me or under my direct personal supervision and that I am a duly licensed Land Surveyor under the laws of the State of Iowa.

Benjamin Stark
Benjamin Stark

12-17-18
Date

License number 23709

Sheets covered by this seal: 2

My license renewal date is December 31, 2019

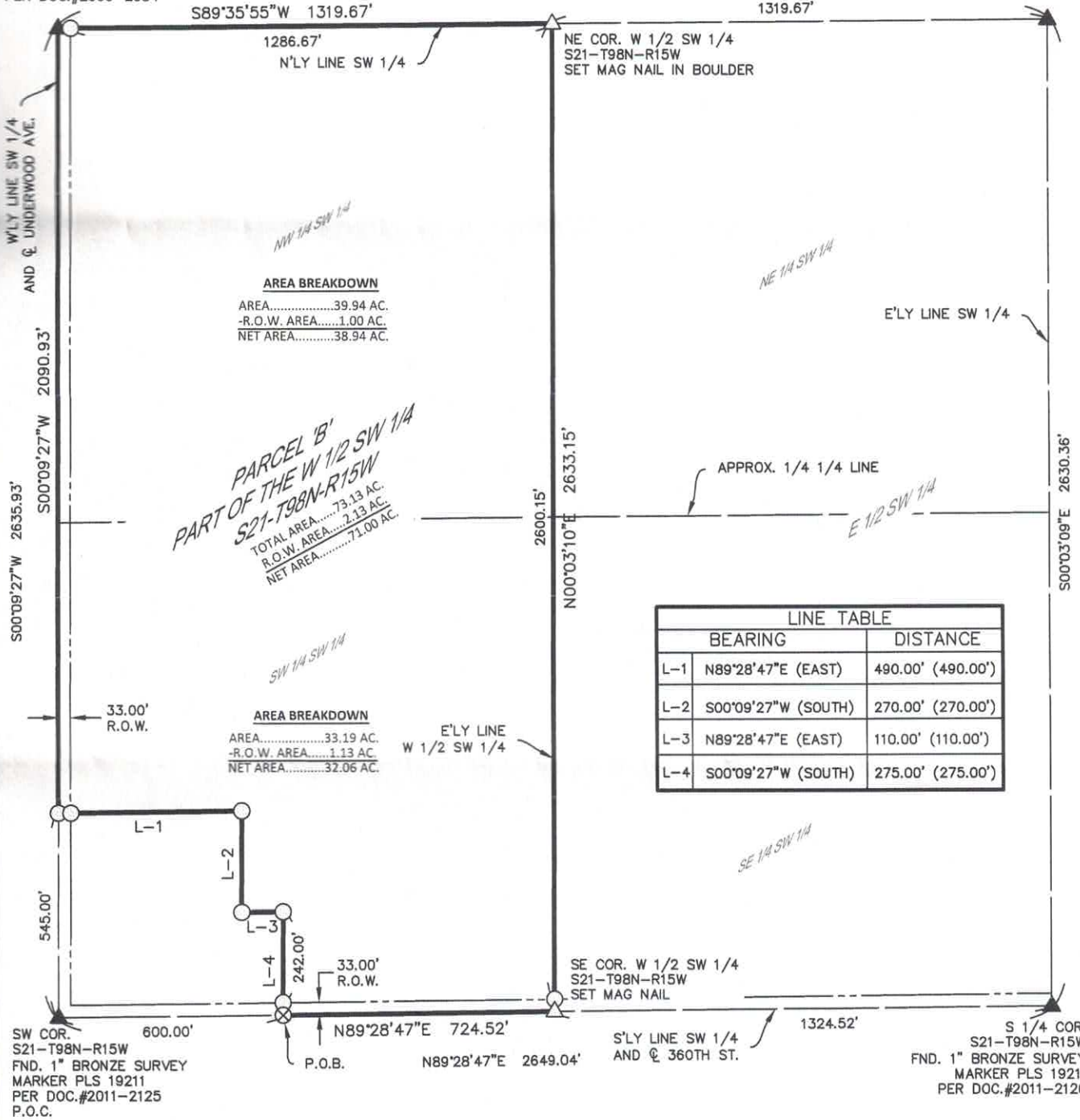
STARK
SURVEYING
INC.

PLAT OF SURVEY

W 1/4 COR.
S21-T98N-R15W
FND. 5/8" REBAR
W/ RPC PLS 14677
PER DOC.#2000-2634

S89°35'55"W 2639.34'

CNTR
S21-T98N-R15W
FND. 5/8" REBAR
W/ BPC PLS 13644
PER DOC.#2013-2039



AREA BREAKDOWN
AREA.....39.94 AC.
-R.O.W. AREA.....1.00 AC.
NET AREA.....38.94 AC.

AREA BREAKDOWN
AREA.....33.19 AC.
-R.O.W. AREA.....1.13 AC.
NET AREA.....32.06 AC.

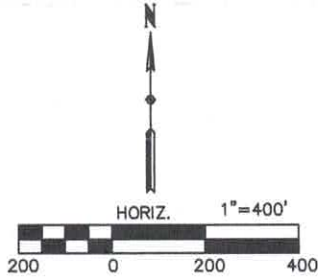
LINE TABLE	
BEARING	DISTANCE
L-1	N89°28'47"E (EAST) 490.00' (490.00')
L-2	S00°09'27"W (SOUTH) 270.00' (270.00')
L-3	N89°28'47"E (EAST) 110.00' (110.00')
L-4	S00°09'27"W (SOUTH) 275.00' (275.00')

*PARCEL 'B'
PART OF THE W 1/2 SW 1/4
S21-T98N-R15W
TOTAL AREA.....73.13 AC.
R.O.W. AREA.....2.13 AC.
NET AREA.....71.00 AC.*

- SURVEYOR'S NOTES:**
- 1) IdRCS ZONE 2 IS THE BASIS OF BEARING FOR THE PURPOSE OF THIS SURVEY.
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 - 3) THE NE COR. W 1/2 SW 1/4 SET A MAG NAIL IN A BOULDER THAT IS IN A ROCK PILE.

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DOC.#2011-2125, DOC.#2013-2039
DEED: DOC.#2012-381

LEGEND	
△	SET SECTION CORNER AS NOTED (P.O.C.) POINT OF COMMENCEMENT
●	SET 1/2" REBAR 24" LONG YPC 23709 (P.O.B.) POINT OF BEGINNING
●	FOUND PINCH PIPE MONUMENT UNLESS NOTED
▲	FOUND SECTION CORNER AS NOTED
⊗	SET MAG NAIL
(0.00')	RECORD MEASUREMENT
(65)	LOT NUMBER



DATE SURVEYED	11-27-18
SCALE:	AS SHOWN
PROJECT NO.:	181218
DRAWN BY:	BVS
CHECKED BY:	BVS
SHEET	2 of 2

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